



General Assembly

January Session, 2011

Amendment

LCO No. 8075

HB0605208075HR0

Offered by:

REP. SHABAN, 135th Dist.

To: Subst. House Bill No. 6052

File No. 786

Cal. No. 472

"AN ACT CONCERNING HOUSING FOR THE HOMELESS."

1 After the last section, add the following and renumber sections and
2 internal references accordingly:

3 "Sec. 501. Subsection (a) of section 8-30g of the general statutes is
4 repealed and the following is substituted in lieu thereof (*Effective*
5 *October 1, 2011*):

6 (a) As used in this section:

7 (1) "Affordable housing development" means a proposed housing
8 development which is (A) assisted housing, or (B) a set-aside
9 development;

10 (2) "Affordable housing application" means any application made to
11 a commission in connection with an affordable housing development
12 by a person who proposes to develop such affordable housing;

13 (3) "Assisted housing" means housing which is receiving, or will

14 receive, financial assistance under any governmental program for the
15 construction or substantial rehabilitation of low and moderate income
16 housing, and any housing occupied by persons receiving rental
17 assistance under chapter 319uu or Section 1437f of Title 42 of the
18 United States Code;

19 (4) "Commission" means a zoning commission, planning
20 commission, planning and zoning commission, zoning board of
21 appeals or municipal agency exercising zoning or planning authority
22 in a municipality with a population of more than fifteen thousand;

23 (5) "Municipality" means any town, city or borough, whether
24 consolidated or unconsolidated, having a population of more than
25 fifteen thousand;

26 (6) "Set-aside development" means a development in which not less
27 than thirty per cent of the dwelling units will be conveyed by deeds
28 containing covenants or restrictions which shall require that, for at
29 least forty years after the initial occupation of the proposed
30 development, such dwelling units shall be sold or rented at, or below,
31 prices which will preserve the units as housing for which persons and
32 families pay thirty per cent or less of their annual income, where such
33 income is less than or equal to eighty per cent of the median income. In
34 a set-aside development, of the dwelling units conveyed by deeds
35 containing covenants or restrictions, a number of dwelling units equal
36 to not less than fifteen per cent of all dwelling units in the
37 development shall be sold or rented to persons and families whose
38 income is less than or equal to sixty per cent of the median income and
39 the remainder of the dwelling units conveyed by deeds containing
40 covenants or restrictions shall be sold or rented to persons and families
41 whose income is less than or equal to eighty per cent of the median
42 income;

43 (7) "Median income" means, after adjustments for family size, the
44 lesser of the state median income or the area median income for the
45 area in which the municipality containing the affordable housing

46 development is located, as determined by the United States
47 Department of Housing and Urban Development; and

48 (8) "Commissioner" means the Commissioner of Economic and
49 Community Development."